

**ZONING BOARD OF ADJUSTMENT  
IN AND FOR THE CITY OF LOVELAND, COLORADO**

**Variance Application of Kay Saelens for 715 E. 4<sup>th</sup> Street, Loveland, Colorado**

**FINDINGS AND DETERMINATIONS OF HEARING OFFICER**

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**Regarding:** A variance to a parcel of land zoned for residential use. The applicant, Kay Saelens seeks a variance from the required 5 foot sideyard in the R3e zoning district at 715 E. 4<sup>th</sup> Street, Loveland, Colorado (“Variance”).

The above matter came to be heard on June 10, 2019 by Milo Hovland, Hearing Officer designated by the Zoning Board of Adjustment pursuant to Section 18.17.15.07 of the Loveland Municipal Code.

Appearing at the hearing was Kay Saelens. Appearing for the City of Loveland was Jennifer Hewett-Apperson, Staff Planner (“City Staff”).

The following exhibits were received in the ZBA packet and are accepted by the Hearing Officer as relevant evidence: Staff Report dated June 10, 2019 (“Staff Report”), including without limitation, Attachments 1-3 identified on Page 2 of the Staff Report.

The Hearing Officer has considered the presentation by City Staff and Applicant at the hearing, invited public comment and has reviewed the Staff Report. Pursuant to Chapter 18.17.15.07 of the Loveland Municipal Code, the Hearing Officer hereby

**FINDS:**

1. That proper notice of the hearing was given.
2. That the Findings and Analysis of Section VIII of the Staff Report in relation to the required findings and conditions of Chapter 18.17.15.07 to authorize the Variance are hereby adopted as the findings of the Hearing Officer and incorporated herein by reference.

**NOW, THEREFORE, IT IS ORDERED BY THE HEARING OFFICER DESIGNATED BY THE BOARD** that the application by Applicant for the Variance be and hereby is, **APPROVED.**

Dated this 10th day of June, 2019. **BY:**

A handwritten signature in blue ink, appearing to read 'Milo Hovland', written over a horizontal line.

Milo Hovland, Hearing Officer